

# Board of County Commissioners

## Division of Planning & Development

### Development Review

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## **Development Review Committee Meeting** **September 11, 2006**

### **Members Present-**

Roberta Rogers-Chairperson/Director, Aimee Webb-Development Coordinator/Vice-Chairperson, Becky Howard-Deputy Clerk, Dan Hickey-Fire Services, Mike Springstead-Springstead Engineering, Dale Parrett-Public Works, Brad Cornelius-Planning Manager, and Karen Parker-Secretary.

The meeting convened at 2:05 p.m.

*Mr. Springstead joined the Committee as County Engineer for the Villages projects.*

### **Approval of Minutes-**

Mr. Cornelius made a motion to approve the minutes from August 28, 2006. Mrs. Webb seconded the motion and the motion carried.

### **NEW BUSINESS:**

#### **VOS – Unit 130 – Major Development – Final Plat Review**

Bill Bowsky, Farner, Barley, and Associates, Inc., was present and requested final plat approval to develop a 147-lot/1-tract subdivision. Mrs. Webb, Mr. Cornelius, Mrs. Howard, Mr. Hickey, and Mr. Parrett had no comments. Engineering's comment was regarding the need to show an easement between Lots 43-44.

Mrs. Webb moved to approve the final plat subject to all comments being addressed. Mr. Cornelius seconded the motion and the motion carried.

#### **VOS – Fairwinds Executive Golf Course – Medium Development – Conceptual & Engineering Review**

Bob Palmer, Farner, Barley, and Associates, Inc., was present and requested conceptual and engineering approval to develop an 18 hole golf course. Mrs. Webb's comments consisted of referencing the most recent date for "The Villages Construction Details Manual", providing the setbacks from St. Charles Place and Buena Vista Boulevard for the restroom facilities and building dimensions, and adding the property dimensions to Page 3 or providing a survey. Mr. Cornelius, Mrs. Howard, Mr. Hickey, and Mr. Parrett had no comments. Engineering comments were regarding the location of the restroom facilities, and providing the elevations for any structures proposed on the site.

Mrs. Webb moved to approve the conceptual and engineering plans subject to all comments being addressed on revised plans. Mr. Cornelius seconded the motion and the motion carried.

**VOS – Amberjack Villas – Major Development – Preliminary Review**

Chris Germana, Kimley-Horn and Associates, Inc., was present and requested preliminary approval to develop a 70-unit subdivision. Mrs. Webb's comments consisted of referencing the most recent date for "The Villages Construction Details Manual" and placing a note on the plans referencing who will be responsible for the maintenance of the roadways. Mr. Cornelius, Mrs. Howard, and Mr. Hickey had no comments. Engineering comments consisted of the driveways that are connected to the roadway at Lot #15 and the driveways at Lots #37 and #44 coming out into the radius in the intersection. Mr. Germana stated he will look into this issue and provide a solution. Mr. Parrett's comment consisted of placing a note as to whether the stop bar/stop signs are existing at the entrance into the villa.

Mrs. Webb moved to approve the preliminary plan subject to all comments being addressed on revised plans. Mr. Cornelius seconded the motion and the motion carried.

**VOS – Unit 163 – Major Development – Preliminary Review**

Chris Germana, Kimley-Horn and Associates, Inc., was present and requested preliminary approval to develop a 146-unit subdivision. Mrs. Webb's comments consisted of referencing the most recent date for "The Villages Construction Details Manual" and labeling the type of easement provided between Lots #36 and #37. Mr. Cornelius, Mrs. Howard, Mr. Hickey, Mr. Springstead, and Mr. Parrett had no comments.

Mrs. Webb moved to approve the preliminary plan subject to all comments being addressed on revised plans. Mr. Cornelius seconded the motion and the motion carried.

The next meeting is scheduled for September 18, 2006.

Mrs. Webb moved to adjourn. Mr. Cornelius seconded the motion and the motion carried.

Meeting adjourned at 2:15 p.m.